

TRUSTEE COMMITTEE MEETING – August 13, 2025

The meeting was called to order by Lonnie Mosley at 6:30 p.m. Roll call was taken, showing a quorum present as follows.

Members Attended:

Lonnie Mosley
Andy Bittle
Marty Crawford
Sue Gruberman
Harry Hollingsworth
Courtney Moore

Members Absent

Scott Greenwald, Excused

Others Attending:

Whitney Strohmeier Tax Agent Office
Keith St. Pierre, Tax Agent Office

Mike Mitchell, Demolition Coordinator
Mae Brown, Citizen

1. MINUTES:

A motion was made by Mr. Hollingsworth and seconded by Mr. Bittle to approve the minutes from the July 16, 2025, Trustee Committee Meeting. Motion carried.

2. TAX AGENT'S REPORTS AND RESOLUTIONS:

- a. **Revolving Account Activity:** The Revolving Account Activity Report for July 2025 shows a Beginning Balance of \$203,203.86 Receipts of \$7,436.54, Total Disbursements of \$0, Allocated Pool Interest in the amount of \$497.81 with a Balance at Month End of \$211,138.21.
- b. **Payment Account Activity:** The Payment Account Activity Report for July 2025 shows a Beginning Balance of \$438,454.28 and a Balance at Month End of \$607,281.37.
- c. **Monthly Redemption Reports:**
The Real Estate Monthly Redemption Report for July 2025 shows the Amount of Penalty as \$41,033.89, the Amount of Tax as \$161,669.75, Year to Date Totals of the Amount of Penalty as \$205,579.12 and the Year-to-Date Amount of Tax as \$1,006,863.66. The Total Collected Year to Date is \$1,212,442.78.

The Mobile Home Monthly Redemption Report for July 2025 shows the Amount of Penalty as \$477.23, the Amount of Tax as \$1,148.65, Year to Date Totals of the Amount of Penalty as \$10,346.51 and the Year-to-Date Amount of Tax as \$33,061.70. The Total Collected Year to Date is \$43,408.21.
- d. **Monthly Resolution List:** During the month of August 2025 there were 167 resolutions presented to the Committee for consideration showing a Total Collected of \$287,320.01; total to County Clerk of \$11,102.71; total to Auctioneer of \$0.00, total to Recorder of Deeds \$13,136.25, total to Agent of \$94,990.84, Misc. Overpayment fee \$19.05, total to County Treasurer of \$168,071.16 and a total to County of \$192,310.12.
- e. **Update Report:** None
- f. **Auction Report:** There were 117 items sold from the auction on July 25, 2025 for a total of \$217,045.18. There were no bad checks received.

A motion was made by Mr. Moore and seconded by Mr. Crawford to approve the tax agent reports. Motion carried.

3. **VISITORS' REQUESTS:**

- a. **Down Payment Accounts:** Mr. Strohmeyer presented a list of accounts on which down payments have been paid and a six (6) month time payment extension granted. A motion was made by Mr. Hollingsworth and seconded by Mr. Crawford to accept the down payments and extensions. Motion carried.
- b. **Payment in Full Accounts:** Mr. Strohmeyer presented a list of the accounts paid in full.
- c. **Carl Evans:** Mr. Evans requested a reinstatement with time payments on account #201901592. The property is located at 322 N. 69th Street in East St. Louis. The account is delinquent in taxes in the amount of \$10,332.98. The property is in the auction. A motion was made by Mr. Hollingsworth and seconded by Mr. Crawford to accept a down payment in the amount of \$2,060 and approve of a six (6) month extension with full County Board approval. Motion carried.
- d. **Michael Suggs:** Mr. Suggs requested a reinstatement with time payments on account #201201853. The property is located at 2401 St. Louis Avenue in East St. Louis. The account is delinquent in taxes in the amount of \$10,403.59. The property is in the auction. A motion was made by Mr. Moore and seconded by Mr. Bittle to accept payment in full for account #201601213 and to pay \$2,075 on by 8/29/2025 and approve of a six (6) month extension with full County Board approval. Motion carried.

Mr. Suggs requested a reinstatement with time payments on account #201601213. The property is located at 2401 St. Louis Avenue in East St. Louis. The account is delinquent in taxes in the amount of \$1,492.99. The property is in the auction. A motion was made by Mr. Moore and seconded by Mr. Bittle to accept payment in full for account #201601213 and to pay \$2,075 by 8/29/2025 and approve of a six (6) month extension with full County Board approval. Motion carried.

The following people were scheduled to attend, but did not show up:

- (1) **United Congregation of the Metro East:** Requested to purchase parcel 02-26.0-422-038, 039.

4. **DEMOLITION PROGRAM:**

Mr. Mitchell said Hank's has finished and provided members with before and after pictures of the properties in the 25-01-ESL demolition package. Mr. Mitchell presented an invoice from Hank's for the remainder of the demolition in the amount of \$30,153.30, an invoice from SCI for asbestos for Geitz in the amount of \$600 and an invoice from MS Mitch Consulting in the amount of \$6,075.

Mr. Mitchell said Dr. Moore asked to look at a tree that is on Trustee owned property and half the tree split and fell on the garage and backyard of our property. Mr. Mitchell said the other half is leaning over the neighbor's house and they are afraid of it falling. Mr. Mitchell said he asked Merritt Tree Services to look. Mr. Mitchell said they reported that it would be a disaster and don't know how they would get back there. Mr. Mitchell said they said it could fall anytime, but that the tree is still alive. Mr. Mitchell said Merritt quoted \$15,000 to cut and haul the tree. Mr. Mitchell said he asked about just cutting and was quoted \$8,500. Mr. Mitchell said he called several places, and Merritt was the only one to show up. Mr. Mitchell said Hank's won't do big trees and that the neighbor's fence would have to come down to get to it as is. Mr. Strohmeyer said Ms. Cole was paying on the property to try to get it back, but the account is now in default. Mr. Strohmeyer said Keith can reach out to her to inform her of the tree and garage issue and see if she still has intentions to save the property. Mr. Strohmeyer said he feels like we have a duty to do the right thing. Mr. Strohmeyer said would it be better if we demolished the house and garage for a tree company to come in. Mr. Mitchell said it probably would be easier to bring equipment in.

Mr. Mitchell said he put together the next demolition package 25-02-ESL which would be 26 properties. Mr. Mitchell said SCI is not finished with asbestos but should be done in a week. Mr. Mitchell said the next one should be for Washington Park and he can give the list to SCI once they finish this set.

A motion was made by Mr. Bittle and seconded by Ms. Gruberman to approve of paying the invoices submitted. Motion carried.

5. **OTHER BUSINESS:** None

6. **ADJOURNMENT:**

A motion was made by Mr. Moore and seconded by Mr. Bittle to adjourn at 6:53 p.m. Motion carried.

Respectfully submitted,

Lonnie Mosley, Chairman, St. Clair County Trustee Committee